

# EL RESTAURANTE MICHÖAN



**FOR LEASE**

1800 W Pershing Rd, Chicago

1800 W PERSHING RD  
CHICAGO, IL 60609



Building SqFt	2,500 SqFt
Year Built	1934
Lot Size (acres)	0.10
Parcel ID	17-31-427-049
Zoning Type	Commercial
County	Cook
Frontage	40.00 Ft
Coordinates	41.823460,-87.670420

- High-performing intersection with excellent visibility.
- Signage opportunities visible along a high-traffic street.
- Property is strategically located in the McKinley Park with direct frontage on Pershing Rd.
- Heavy Traffic Corner Location With Abundant Shared Parking.
- Densely populated residential neighborhood.
- Proximity to Major Development: Just steps away from the \$121M redevelopment at 1769 W Pershing, transforming the former Archer Daniels Midland plant into a significant industrial and business hub.
- Unique opportunity for lease-to-own option for select entrepreneurs

Coldwell Banker Commercial

676 N. Michigan Ave.  
Chicago, IL 60611

Office: 312-981-5500  
demarcushunter.com

**DEMARCUS HUNTER**

Broker Associate

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License #: 475.197505

**MARIA HERNANDEZ**

Broker Associate

Direct: 7736736234

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License #: Maria Hernandez

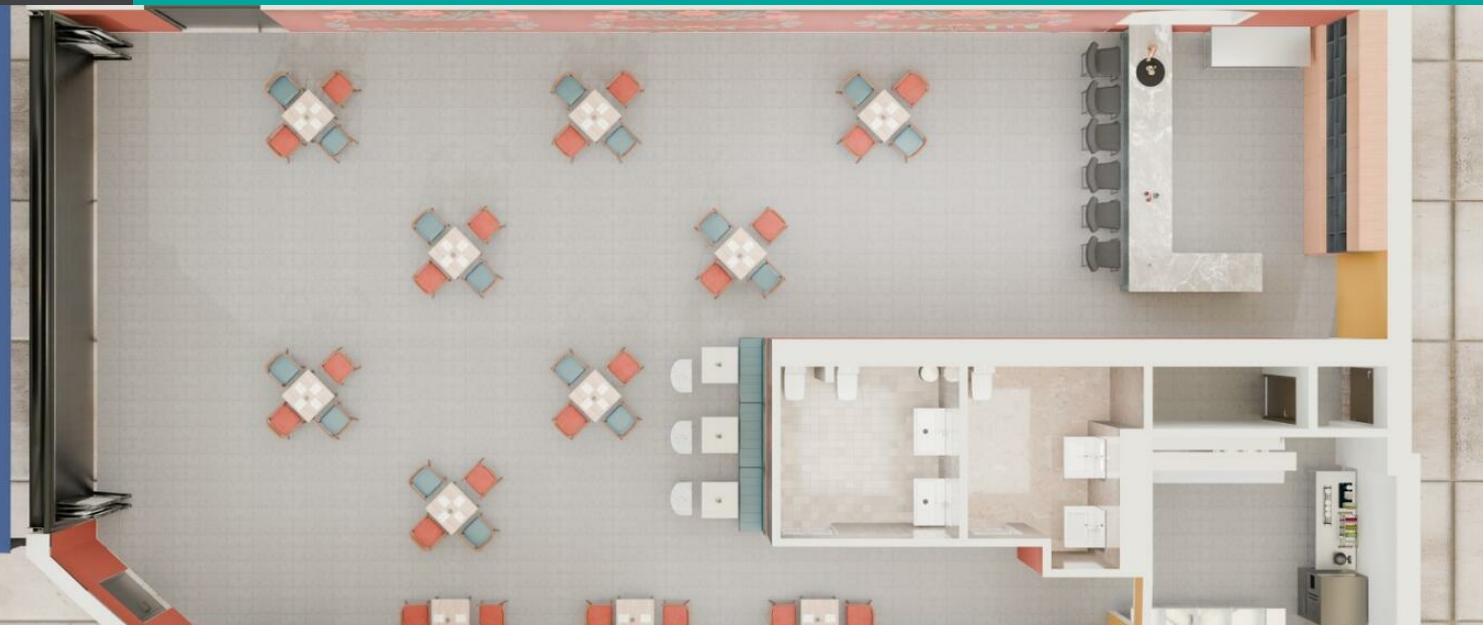
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SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE(SF)	TERM
#1st floor	restaurant, retail	\$ 25.00 SF/Yr	NNN	2,883 SF	Negotiable

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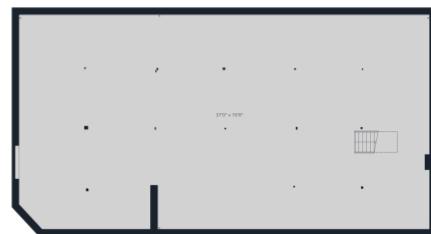
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**Floor 1**



**Floor 2**

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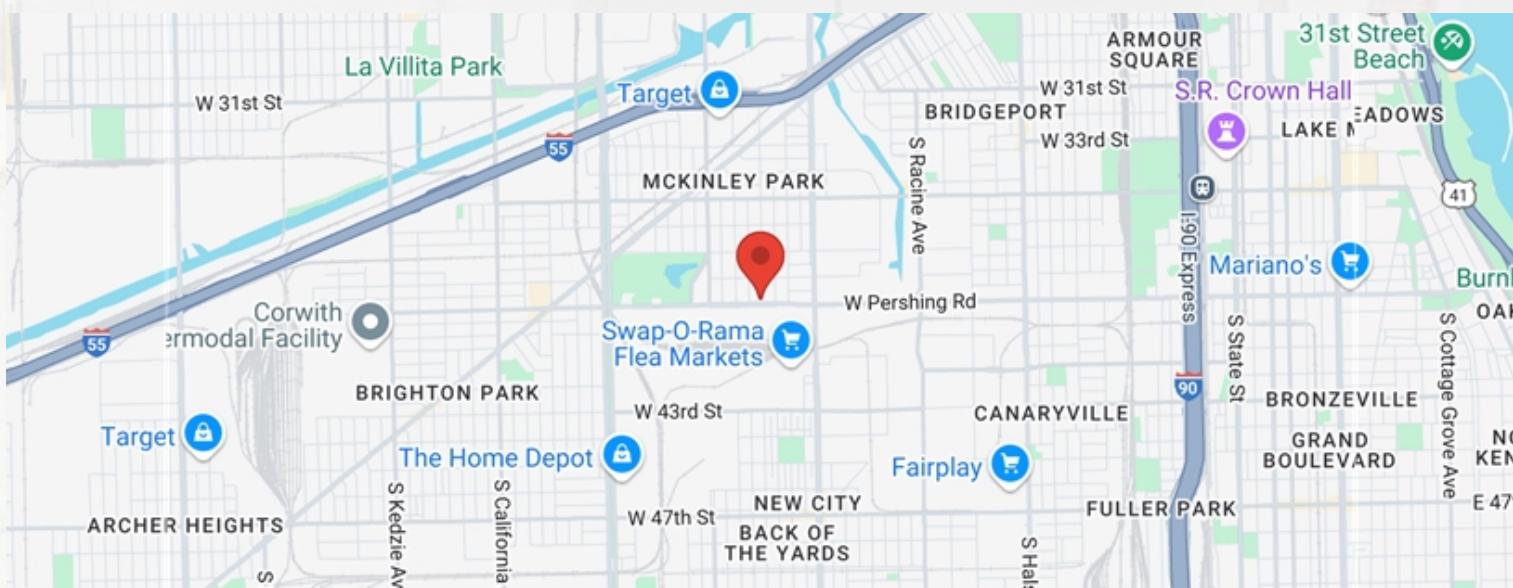
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POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	28,802	398,643	945,493
2010 Population	28,386	352,201	887,921
2024 Population	26,677	331,985	889,147
2029 Population	25,688	321,829	878,176
2024-2029 Growth Rate	-0.75 %	-0.62 %	-0.25 %
2024 Daytime Population	24,963	287,060	1,238,381

2024 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15000	1,113	17,486	54,703
\$15000-24999	520	11,865	31,883
\$25000-34999	827	11,388	28,692
\$35000-49999	1,331	14,418	35,472
\$50000-74999	1,452	18,076	48,227
\$75000-99999	1,274	14,115	39,332
\$100000-149999	1,589	16,190	50,808
\$150000-199999	804	7,509	26,996
\$200000 or greater	420	6,528	36,371
Median HH Income	\$ 62,870	\$ 53,682	\$ 61,100
Average HH Income	\$ 83,078	\$ 78,563	\$ 96,907

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Households	8,738	113,683	300,121
2010 Total Households	8,606	106,709	303,881
2024 Total Households	9,329	117,576	352,487
2029 Total Households	9,306	117,820	361,661
2024 Average Household Size	2.85	2.75	2.46
2024 Owner Occupied Housing	4,408	44,974	130,421
2029 Owner Occupied Housing	4,645	47,656	137,369
2024 Renter Occupied Housing	4,921	72,602	222,066
2029 Renter Occupied Housing	4,661	70,164	224,292
2024 Vacant Housing	1,011	14,955	48,611
2024 Total Housing	10,340	132,531	401,098



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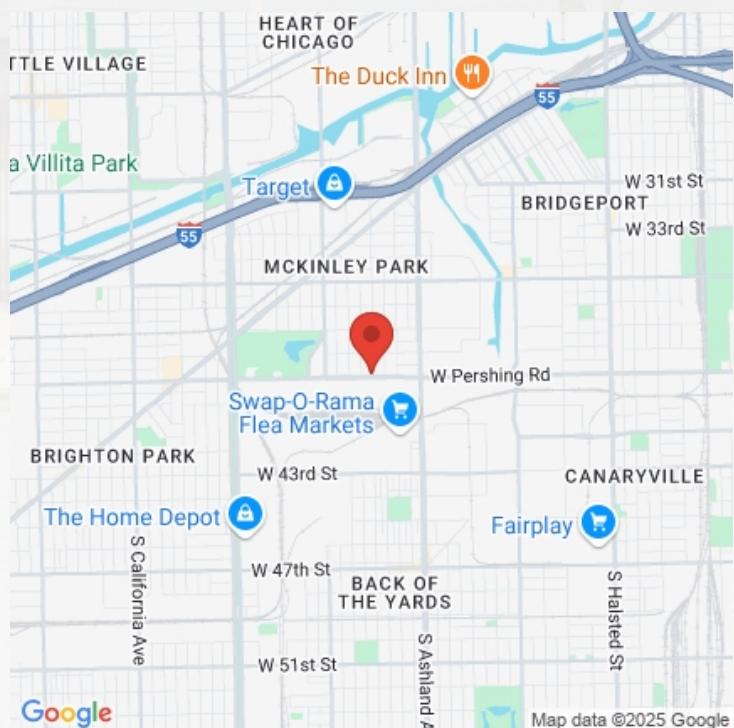
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## ABOUT CHICAGO

Chicago is the most populous city in the U.S. state of Illinois and in the Midwestern United States. With a population of 2,746,388, as of the 2020 census, it is the third-most populous city in the United States after New York City and Los Angeles. As the seat of Cook County, the second-most populous county in the U.S., Chicago is the center of the Chicago metropolitan area, often colloquially called "Chicagoland" and home to 9.6 million residents.

### CITY OF CHICAGO

COUNTY	COOK
INCORPORATED	8/11/1833

### AREA

CITY	234.5 SQ MI
LAND	227.7 SQ MI
WATER	6.8 SQ MI
ELEVATION	597 FT

### POPULATION

POPULATION	2,746,388
ESTIMATE (NULL)	2,721,308
DENSITY	12,059.84 SQ MI
URBAN	8,671,746

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